

**Price: \$535,000****MLS Number: A11928820****Condo / Town Home****1300 BRICKELL BAY DR Unit 1100, Miami, Florida 33131 USA****Beds: 1****Baths: 1****Living Area: 644****Unit: 1100****HOA Fees: \$626****Year Built: 2014****Community: BRICKELLHOUSE****Subdivision: BRICKELLHOUSE**

ABOUT THIS PROPERTY

Immediate income generating opportunity at Brickell House. This modern residence features white porcelain flooring throughout, floor-to-ceiling impact windows, and a European-style gourmet kitchen with premium stainless steel appliances and quartz countertops. The spacious bathroom offers a double vanity and soaking tub. Please Note: This unit is situated on lower floor with an obstructed view directly facing the adjacent building's parking garage; priced accordingly. The property is currently leased to a tenant at \$3200 until April 2026, offering instant ROI for the new owner. Building amenities include a rooftop pool with panoramic skyline views, a separate lap pool, luxury fitness center, spa, concierge, and valet. Walk to Mary Brickell Village, Brickell City Centre, and top-tier dining.

PROPERTY LOCATION

Image



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